



*Dana DeBeauvoir*

Dana DeBeauvoir, County Clerk  
Travis County, Texas

Oct 22, 2021 03:03 PM Fee: \$34.00

**2021235874**

\*Electronically Recorded\*

PROPERTY OWNERS ASSOCIATION 3<sup>rd</sup> AMENDED MANAGEMENT CERTIFICATE FOR  
**THE BALCONES GREENE HOMEOWNERS ASSOCIATION, INC.**

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

*Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"*

State of Texas §

County of Travis §

1. Name of Subdivision: Balcones Greene
2. Subdivision Location: Travis County
3. Name of Homeowners Association: The Balcones Greene Homeowners Association, Inc.
4. Recording Data for Association: Plat is recorded at the County under Book 94, Slide 369-371
5. Recording Data for Declaration and any amendments: Declaration is filed at the county under film code 5399541, Volume 12634, Page 1582

Fence Easement and Restrictive Covenant filed under film code 5403536, Drainage Easement filed under film code 5399539 and 5399540

Articles of Incorporation of The Balcones Greene Homeowners Association, Inc. filed in the Office of the Secretary of State of Texas on January 24, 1996.

Affidavit and Notice of the Dedicatory Instruments of The Balcones Greene Homeowners Association, Inc. filed as Document No. 2000074663, Official Public Records, Travis County.

Secretary's Certificate of the Articles of Incorporation and Bylaws of The Balcones Greene Homeowners Association, Inc. are filed under Document No. 2012003376, Official Public Records, Travis County.

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

The Balcones Greene Homeowners Association, Inc. Billing Policy and Payment Plan Guidelines are filed under Document No. 2018193122

Updated Mailing Address and Contact Information is filed under Document No. 2019153392.

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management  
17319 San Pedro Ave, #318  
San Antonio, TX 78232  
contact@spectrumam.com  
210-494-0659  
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
  - Rush for Resale Package:
    - 1 business day = \$120.00 / 3 business days = \$95.00
  - Add a Rush to an existing order = \$75.00 + Cost of a Rush
  - Update for Resale Package:
    - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
  - Rush for Statement of Account only:
    - 1 business day = \$110.00 / 3 business day = \$85.00
  - Update for Statement of Account only:
    - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00

**Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.**

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 20 day of October, 2021.

The Balcones Greene Homeowners Association, Inc.

By:   
Sally Smith (of Spectrum Association Management), Managing Agent

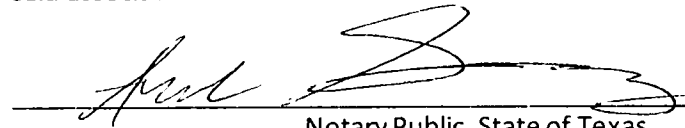
State of Texas §

County of Bexar §

This instrument was acknowledged and signed before me on 20

October, 2021 by Sally Smith, representative of Spectrum Association

Management, the Managing Agent of The Balcones Greene Homeowners Association, Inc., on behalf of  
said association.

  
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Notary Public, State of Texas

**After Recording, Return To:**  
**Spectrum Association Management**  
**Attn: Transitions**  
**17319 San Pedro Ave., Ste. #318**  
**San Antonio, TX 78232**

